BOOK 10913 PG 361

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 197,000.00

Sarita Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April 19 98

CAROL T. BAKER NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: AFFIX SEAL

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sarita Martin (NAME)	Columbia National, Inc. (NAME)	104-9-137.00
3601 Richland Avenue (ADDRESS)	7142 Columbia Gateway Dr. (ADDRESS)	26W-02425
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Columbia, Maryland 21045 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Deborah Ashbrooke Tullis, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sarita Martin, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, BEING Part of Lot No. 50 of Block 5 on the Plan of Richland Realty Company's Division "A", of record in Book 161, page 151, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the easterly 50 feet on the northerly 124-1/2 feet of Lot No. 50 of Block 5 on the Plan of Richland Realty Company's Division "A". A plan of said property dividing it into blocks is of record in Book 161, page 151, Register's Office for said County, but does not show the blocks subdivided into small lots.

According to a printed copy of an unregistered plan subdivision subdividing said blocks into lots, said part of Lot No. 50 fronts 50 feet on the southerly side of Richland Avenue and runs back between parallel lines, with the westerly margin of Bowling Avenue, 124-1/2 feet to a dead line.

Being the same property conveyed to Deborah Ashbrooke Tullis, unmarried, by deed from Sam Oolie, unmarried, of record in Book 10313, Page 995, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1998 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 161, page 151, the Register's Office for Davidson County, Tennessee.

The signature of the herein named Grantor, Deborah Ashbrooke Tullis, is effected by the signature of her Attorney-In-Fact, Gregory S. Perrone, pursuant to the Specific Power of Attorney recorded simultaneously herewith.

2023 05/04 0101 03CHECK 737.90

unimproved ( )
This is improved (X) property, known as 3601 Richland Avenue, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 23rd day of April 19 98

Deborah Ashbrooke Tullis

By: Gregory S. Perrone
Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 10913 PG 362

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Gregory S. Perrone with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his/her oath acknowledged to be the Attorney-in-Fact for Deborah Ashbrooke Tullis the within named bargainor(s), and that he/she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Deborah Ashbrooke Tullis the within named bargainor(s) by the said Gregory S. Perrone as such Attorney-in-Fact.

Witness my hand and official seal at office in Bretnwood, TN on this the 23rd day of April, 1998.

NOTARY PUBLIC

My Commission Expires:

CAROL T. BAKER
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires October 9, 2000

WARRANTY DEED

FROM

Deborah Ashbrooke Tullis

TO

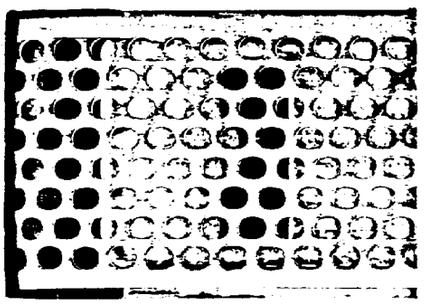
Sarita Martin

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

98 MAY -4 PM 1:54
FILED AND RECORDED
REGISTER
DAVIDSON COUNTY, TN.

0432945
IDENTIFICATION REFERENCE



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10913 PG 363

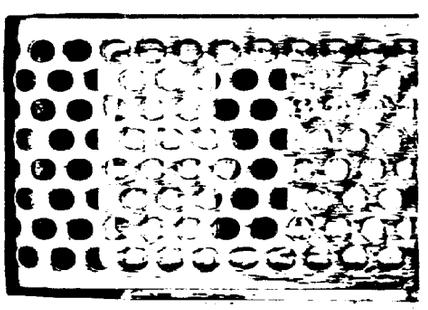
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
197000.00
CON TX 728.90
PRFEE 1.00
WDEED 8.00
TOTAL 737.90
CHECK 737.90

05/04/98 01 13:57 0001 2023

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



043294S
IDENTIF. & REFERENCE
98 MAY -4 PM 1:54
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1288096